

**AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT**  
**CITY COUNCIL MEETING OF: JULY 12, 2006**

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**DEPARTMENT: PLANNING & DEVELOPMENT**

**DIRECTOR: M. MARGO WHEELER**

☐ Consent ☒ Discussion

**SUBJECT:**

**SITE DEVELOPMENT PLAN REVIEW**

SDR-11676 - PUBLIC HEARING - APPLICANT/OWNER: BELL REAL ESTATE, LLC - Request for a Site Development Plan Review FOR A PROPOSED 25,906 SQUARE FOOT AUTO REPAIR GARAGE (MAJOR), A 1,208-SPACE PARKING GARAGE AND A WAIVER OF THE DOWNTOWN CENTENNIAL PLAN STEPBACK REQUIREMENT on 1.77 acres at 2030, 2112, 2100, and 2114 Industrial Road (APNs 162-04-704-008; 162-04-802-001, 002, 003 and 004), M (Industrial) Zone, Ward 1 (Tarkanian). NOTE: THIS APPLICATION WAS RE-NOTIFIED TO INCREASE THE SQUARE FOOTAGE OF THE AUTO REPAIR GARAGE USE TO 41,777 SQUARE FEET. The Planning Commission (6-0 vote) and staff recommend APPROVAL

**PROTESTS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**APPROVALS RECEIVED BEFORE:**

**Planning Commission Mtg.**

**0**

**City Council Meeting**

**0**

**RECOMMENDATION:**

The Planning Commission (6-0 vote) and staff recommend APPROVAL, subject to conditions.

**BACKUP DOCUMENTATION:**

1. Location Map
2. Conditions and Staff Report For This Application
3. Support Documentation
4. Justification Letter
5. Backup referenced from the 06/08/06 Planning Commission Meeting Item 12